

**BOSTON REDEVELOPMENT AUTHORITY
SEPTEMBER 8, 2005 BOARD OF DIRECTORS' MEETING
SCHEDULED FOR 2:00 P.M.**

MINUTES

1. Approval of the Minutes of the August 11, 2005 meeting.
APPROVED
2. **2:00 P.M. Public Hearing:** Concerning the request to approve the HULT International Business School Institutional Master Plan for the development of a 22,200 square foot addition to the existing building at 200 Lake Street, Brighton.
APPROVED

DEVELOPMENT

South End

3. Request authorization to designate Crosstown Center Office LLC as Redeveloper of a portion of Parcel 200 for Phase IIA to include a 210,000 square foot office and retail/commercial building including a 600 multi-story parking garage; to waive further Article 80 review for the Notice of Project Change; to issue a Certification of Compliance; to enter into a Development Impact Project Agreement; and, to execute all other documents necessary to effectuate the Phase IIA Project.
APPROVED
4. Request authorization to advertise for bids for a Lighting Contract for Chester Park located at Massachusetts Avenue, in cooperation with the City of Boston Public Works Department.
APPROVED
5. Request authorization to issue a Certification of Approval, in accordance with Article 80E, Small Project Review, to develop a six-story building consisting of 40 residential condominium units, of which five will be affordable, located at 601 Albany Street; enter into an Affordable Housing Agreement; and to recommend that the Board of Appeal approve the zoning relief necessary to construct the proposed project. **APPROVED**

6. Request authorization to execute an Easement Agreement with the Boston Water and Sewer Commission in connection with the BioSquare Project. **APPROVED**

South End/South Cove

7. Request authorization to adopt an Order of Taking for certain subsurface parcels in the South Cove Urban Renewal Area for the Columbus Center Project. **APPROVED**

Washington Park

8. Request authorization to adopt a Minor Modification to the Washington Park Urban Renewal Plan to create Parcel L-34 to effectuate open space uses. **APPROVED**
9. Request authorization to designate the abutter Sarah Brown as Redeveloper of 5-7 Alpine Street for use as open space, as the site is not suitable for development. **APPROVED**

Midtown Cultural

10. Request authorization for a six-month extension to the tentative designation of Sager Family I, LLC as redeveloper of the Modern Theatre Building located at 523-525 Washington Street. **APPROVED**

Mission Hill

11. Request authorization to issue a Scoping Determination waiving further Article 80, Large Project Review for the rehabilitation of the former Eblana Brewery into 83 residential units, of which 11 units will be affordable, located at 117 Heath Street; to issue a Certification of Compliance upon completion of Article 80 Review; to enter into an Affordable Housing Agreement; and, to request that the Board of Appeal approve the zoning relief necessary to construct the proposed project. **APPROVED**

South Cove

12. Request authorization to amend the distribution of funds from the net profit of the One Lincoln Street Project to Chinatown non-profits. **APPROVED**

Roxbury

13. Requests ratification and confirmation of the actions of the Director in retaining New Dudley LLC to provide assistance to the Authority and the City with respect to the proposed Dudley Square Office Building and authorization for payments for predevelopment costs related to the project. **APPROVED**

Kittredge Square

14. Request authorization to adopt a Minor Modification to the Kittredge Square Urban Renewal Plan related to the designation of Parcel 8A located at 7 Alvah Kittredge Park for residential use. **APPROVED**
15. Request authorization to grant final designation to Karen Mapp as redeveloper of Parcel 8A located at 7 Alvah Kittredge Park for the rehabilitation of a townhouse into two residential units. **APPROVED**
16. Request authorization to adopt a Minor Modification to the Kittredge Square Urban Renewal Plan related to the designation of Parcel 8 located at 8 Alvah Kittredge Park for residential use. **APPROVED**
17. Request authorization to grant final designation to Celia Grant as redeveloper of Parcel 8 located at 8 Alvah Kittredge Park for the rehabilitation of a townhouse into two residential units. **APPROVED**

Dorchester

18. Request authorization to issue a Certificate of Completion for the 164-room Courtyard by Marriott Hotel located at 63 Boston Street in Dorchester. **APPROVED**

Roslindale

19. Request authorization for a 180-day extension to the tentative designation of Roslindale Field Development Corporation as redeveloper to construct 23 residential units, of which ten will be affordable, located at Parcel SWC-1 on Rowe Street.

APPROVED

Charlestown

20. Request authorization to adopt a Minor Modification to the Charlestown Urban Renewal Plan to create Parcels R-59-C-1 and R-59-C-2 for residential use. **APPROVED**
21. Request authorization to grant final designation of JoAnne & Steven Chiappa, Kerry & Brian McKinley and Elaine Wadman as Redeveloper to construct three units of owner-occupied housing located at 300 Medford Street. **APPROVED**
22. Request authorization to grant final designation of Melissa Doherty, Andrea Gorman & James Hingston, and Thomas & Pamela McGrath as Redeveloper to construct three single-family units located on a portion of 10 Chestnut Street.
APPROVED
23. Request authorization to grant final designation of Jason & Cheryl Gallagher, Daniel & Andrea Killoran, and James McLaughlin as Redeveloper to construct three units of owner-occupied housing located on a portion of 10 Chestnut Street
APPROVED
24. Request authorization to issue a Certificate of Completion for the rehabilitation of a single-family home located at 50-52 Warren Street. **APPROVED**
25. Request authorization to enter into a License Agreement for use of a portion of Parcels R-37A and R-37B for pre-construction activities and an interim police station; and to convey said portion to the City of Boston for the construction of a permanent police station and a new facility for the Charlestown Recovery House program, subject to BRA approval of site plans. **APPROVED**

Kenmore Square

26. Request authorization for the transfer of General Partner interest of two individuals, namely Walter K. Winchester and John R. Gallagher, III, in Kenmore Abbey Limited Partnership, a Chapter 121A entity that owns and operates Kenmore Abbey, to separate Massachusetts corporations: Kendall Housing Realty Co. Inc. and Kenmore Realty Co., Inc. **APPROVED**

PLANNING AND ZONING

27. Board of Appeal **APPROVED**
28. Request authorization to amend the contract with Community Partners Consultants Incorporated for a study of facilities of public accommodation (FPAs) in an amount not to exceed an additional \$7,000. **APPROVED**

ADMINISTRATION AND FINANCE

29. Contractual Payment **APPROVED**
30. Personnel **APPROVED**